

**GOVERNMENT OF ANDHRA PRADESH**

**ABSTRACT**

Town Planning - Bhimavaram Municipality- Change of Land Use from Residential use to Central Commercial use in Site (C) to an extent of Ac.0.4733cts (including deletion of 30'-0" MP road Y1Z1) and deletion of 30'-0" M.P. roads PQ,RS & TU and conversion into Residential use and realignment of XYZ 30'-0" road as XXYZ of 40'-0" road with 20'-0" in applicants site and 20'-0" in adjacent sites in R.S.No.124/2, 36<sup>th</sup> Ward of Bhimavaram - Draft Variation - Confirmed - Orders - Issued.

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**MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT**

**G.O.Ms.No. 350**

**Dated: 20-07-2013.**

**Read the following:-**

- 1) GO.Ms.No.951, MA dated.27.11.1987.
- 2) G.O.Ms.No.158, MA, dated 22.03.1996.
- 3) From the DTCP Lr.Roc.No.2791/2011/R, dated: 9.08.2011.
- 4) Govt. Memo No.22724/H1/2011-2, dt.01.11.2012.
- 5) From the DTCP Lr. Roc. No.2791/2011/R, dt. 05.02.2013.
- 6) Govt. Memo No.22724/H1/2011-3, dt.18.02.2013.
- 7) Commissioner of Printing, A.P. Extraordinary Gazette No.152, Part-I, dt:28.02.2013.
- 8) From DTCP Lr.Roc.No.2791/2011/R, dated 16.05.2013.

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**ORDER:**

The draft variation to the land use envisaged in the Master Plan for Bhimavaram General Town Planning Scheme issued in the reference 6<sup>th</sup> read above was published in the Extraordinary issue of A.P. Gazette No.152, Part-I, dated.28.02.2013. The Director of Town & Country Planning, Hyderabad in the reference 5<sup>th</sup> read above has informed that an amount of Rs.58,290/- (Rupees Fifty Eight thousand Two hundred and Ninety only) towards Development/ Conversion charges has been paid by the applicant vide Challan No. 17760 dt.12.12.2012 as per the instructions issued in the reference 2<sup>nd</sup> read above. In the reference 8<sup>th</sup> read above the Municipal Commissioner, Bhimavaram Municipality has informed that the draft variation notification issued, calling objections/ suggestions regarding the change of land use from Residential usage to Central Commercial usage to an extent of Ac.0.4733 cents in R.S.Nos.124/2 of 36<sup>th</sup> Ward of Bhimavaram Municipality has been published in the West Godavari District edition of Andhra Prabha daily (Telugu version) and Indian Express daily (English Version ) news papers on 19.03.2013 and no objections / suggestions thereon have been received from the General public within the stipulated time. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

**(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)**

**DR.S.K. JOSHI,  
PRINCIPAL SECRETARY TO GOVERNMENT (UD)**

To

The Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.

The Director of Town and Country Planning, Hyderabad.

The Regional Deputy Director of Town Planning, Rajahmundry.

The Municipal Commissioner, Bhimavaram Municipality, Bhimavaram.

Copy to:

The individual through the Municipal Commissioner, Bhimavaram Municipality,  
Bhimavaram.

The District Collector, West Godavari District.

SC/SF.

/FORWARDED ::BY:: ORDER//

SECTION OFFICER.

**APPENDIX**  
**NOTIFICATION**

In exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920, the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Bhimavaram Town, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No.152, Part-I, dated 28.02.2013 as required by clause (b) of the said section.

**VARIATION**

The site in R.S.No.124/2, to an extent of Ac.0.4733 in Ward No.36 of Bhimavaram Town. The boundaries of which are as shown in the schedule hereunder and which is earmarked for Residential use in the General Town Planning Scheme (Master plan) of Bhimavaram sanctioned in G.O.Ms.No.951 MA., dt.27.11.1987 is now proposed to be designated for Central Commercial use by deletion of Y1Z1 30'-0" Master Plan road, and also deletion of 30' Master Plan roads "P-Q", "R-S", "T-U" and conversion into Residential use and also realignment of 30'-0" "XYZ" road as 40'-0" wide road "XXYZ" (20' in applicants site and 20' in adjacent sites) by variation of change of land use based on the Council Resolution No.533, dated.27.01.11 and as the site is surrounded by commercial developments as marked as "A,B,C,D,E,F" in the revised part proposed land use map G.T.P.44/2012/R available in the Municipal Office, Bhimavaram town, **subject to the following conditions;**

1. The applicant shall obtain prior permission from the competent authority before commencing development work.
2. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
4. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The change of land use shall not be used as the proof of any title of the land.
6. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
7. Any other conditions as may be imposed by the competent authority.

**SCHEDULE OF BOUNDARIES**

North	: Panta Bodhi
East	: Existing P.P. Road 68'-0" wide & site of Sri K. Appa Rao.
South	: Site of Sri S.Prasad Rao & Smt. P. Sitayamma & others.
West	: site of Sri M. Chandra seshamamba

Dr.S.K. JOSHI,  
PRINCIPAL SECRETARY TO GOVERNMENT (UD)

SECTION OFFICER.